

PROPERTY LOCATION

| No | Alt No | Direction/Street/City |
|-----|--------|-----------------------|
| 241 | | BROADWAY, ARLINGTON |

OWNERSHIP

| | | | | |
|-----------|-----------------------------|-------|-------|------------|
| Owner 1: | MARA EDWARD H III & SUSAN J | | | |
| Owner 2: | TRS/ MARA FAMILY TRUST | | | |
| Owner 3: | | | | |
| Street 1: | 241 BROADWAY | | | |
| Street 2: | | | | |
| Twn/City: | ARLINGTON | | | |
| St/Prov: | MA | Cntry | | Own Occ: Y |
| Postal: | 02474 | | Type: | |

PREVIOUS OWNER

| | | | |
|-----------|---------------------------|-------|--|
| Owner 1: | MARA EDWARD H III--ETAL - | | |
| Owner 2: | MARA SUSAN J - | | |
| Street 1: | 241 BROADWAY | | |
| Twn/City: | ARLINGTON | | |
| St/Prov: | MA | Cntry | |
| Postal: | 02474 | | |

NARRATIVE DESCRIPTION

This parcel contains .105 Sq. Ft. of land mainly classified as One Family with a Old Style Building built about 1900, having primarily Clapboard Exterior and 2236 Square Feet, with 1 Unit, 2 Baths, 0 3/4 Bath, 0 HalfBath, 8 Rooms, and 4 Bdrms.

OTHER ASSESSMENTS

| Code | Descrip/No | Amount | Com. Int |
|------|------------|--------|----------|
| | | | |
| | | | |
| | | | |

PROPERTY FACTORS

| Item | Code | Description | % | Item | Code | Description |
|------------|------|-------------|-----|---------|------|-------------|
| Z | R2 | TWO FAMIL | 100 | water | | |
| o | | | | Sewer | | |
| n | | | | Electri | | |
| Census: | | | | Exmpt | | |
| Flood Haz: | | | | | | |
| D | | | | Topo | 1 | Level |
| s | | | | Street | | |
| t | | | | Gas: | | |

LAND SECTION (First 7 lines only)

[illegible]

| | | | | | | | | | | | | | |
|--------------|---------|--------------|------|-------------|-----|------------|---------------|-----------|--------|---------|------------|--------|---------|
| Total AC/HA: | 0.10514 | Total SF/SM: | 4580 | Parcel LUC: | 101 | One Family | Prime NB Desc | ARLINGTON | Total: | 401,328 | Spl Credit | Total: | 401,300 |
|--------------|---------|--------------|------|-------------|-----|------------|---------------|-----------|--------|---------|------------|--------|---------|

Disclaimer: This Information is believed to be correct but is subject to change and is not warranted.

Database: AssessPro - ArchiveProArling

apro

2023

Residential

CARD**ARLINGTON**

APPRAISED:

USE VALUE:

ASSESSED:

Total Card / 212,500 :

Total Parcel

816,500 /

816,500

816,500 /

816,500

816,500 /

816,500



Patriot
Properties Inc.

USER DEFINED

| | |
|----------------|-------|
| Prior Id # 1: | 29579 |
| Prior Id # 2: | |
| Prior Id # 3: | |
| Prior Id # 1: | |
| Prior Id # 2: | |
| Prior Id # 3: | |
| Prior Id # 1: | |
| Prior Id # 2: | |
| Prior Id # 3: | |
| ASR Map: | |
| Fact Dist: | |
| Reval Dist: | |
| Year: | |
| LandReason: | |
| BldReason: | |
| CivilDistrict: | |
| Ratio: | |

ACTIVITY INFORMATION

| Date | Result | By | Name |
|-----------|--------------|-----|---------|
| 3/8/2017 | Measured | DGM | D Mann |
| 3/8/2017 | Permit Visit | DGM | D Mann |
| 1/8/2009 | Meas/Inspect | 189 | PATRIOT |
| 4/21/2000 | Inspected | 264 | PATRIOT |
| 3/3/2000 | Measured | 268 | PATRIOT |
| 11/1/1981 | | CM | |
| | | | |
| | | | |
| | | | |

Sign:
VERIFICATION OF VISIT NOT DATA
//_/___

| | Alt | % | Spec | J | Fact | Use Value | Notes |
|-----|-------|---|------|------|------|-----------|-------|
| ed | Class | | Land | Code | | | |
| 328 | | | | | | 401,300 | |
| | | | | | | | |

IN PROCESS APPRAISAL SUMMARY

| Use Code | Land Size | Building Value | Yard Items | Land Value | Total Value |
|-------------------------|-----------|--------------------------------|------------|------------|-----------------|
| 101 | 4580.000 | 408,700 | 6,500 | 401,300 | 816,500 |
| | | | | | |
| | | | | | |
| Total Card | 0.105 | 408,700 | 6,500 | 401,300 | 816,500 |
| Total Parcel | 0.105 | 408,700 | 6,500 | 401,300 | 816,500 |
| Source: Market Adj Cost | | Total Value per SQ unit /Card: | | 365.16 | /Parcel: 365.16 |

PREVIOUS ASSESSMENT

| Tax Yr | Use | Cat | Bldg Value | Yrd Items | Land Size | Land Value | Total Value | Asses'd Value | Notes | Date |
|--------|-----|-----|------------|-----------|-----------|------------|-------------|---------------|---------------|------------|
| 2022 | 101 | FV | 408,700 | 6500 | 4,580. | 401,300 | 816,500 | | Year end | 12/23/2021 |
| 2021 | 101 | FV | 396,500 | 6500 | 4,580. | 401,300 | 804,300 | | Year End Roll | 12/10/2020 |
| 2020 | 101 | FV | 396,500 | 6500 | 4,580. | 401,300 | 804,300 | 804,300 | Year End Roll | 12/18/2019 |
| 2019 | 101 | FV | 310,800 | 6500 | 4,580. | 426,400 | 743,700 | 743,700 | Year End Roll | 1/3/2019 |
| 2018 | 101 | FV | 310,800 | 6500 | 4,580. | 311,000 | 628,300 | 628,300 | Year End Roll | 12/20/2017 |
| 2017 | 101 | FV | 298,300 | 6500 | 4,580. | 270,900 | 575,700 | 575,700 | Year End Roll | 1/3/2017 |
| 2016 | 101 | FV | 298,300 | 6500 | 4,580. | 230,800 | 535,600 | 535,600 | Year End | 1/4/2016 |
| 2015 | 101 | FV | 280,900 | 6500 | 4,580. | 225,700 | 513,100 | 513,100 | Year End Roll | 12/11/2014 |

SALES INFORMATION

[illegible]

BUILDING PERMITS

[illegible]

